

**TOWN OF BUCKEYE
COMMUNITY PLANNING AND DEVELOPMENT BOARD
TOWN COUNCIL CHAMBERS
100 NORTH APACHE ROAD
BUCKEYE, ARIZONA 85326**

REGULAR MEETING

June 8, 2004

7:00 P.M.

Accessibility for all persons with disabilities will be provided upon request. Please telephone your accommodation request (#386-4691) seventy-two (72) hours in advance if you need a sign language interpreter or alternate material for a visual or hearing impairment.

AGENDA ITEM

RECOMMENDED BOARD ACTION

1. CALL TO ORDER

1. None

2. ROLL CALL

2. None

3. APPROVAL OF MINUTES

3. Possible motion to approve the minutes of the May 11, 2004 Regular Meeting

**4. Withdrawals / Continuances,
Old Business**

4. Old Business

5. NEW BUSINESS:

5.

5A. Case No. SP04-121: Request by Steve Kunzweiler of Pulte Homes / Del Webb for the approval of a Site Plan for a Water Reclamation Facility on a 2.0 acre site as located approximately 1,200 feet southwest from the intersection alignment of 287th Avenue and Sun Valley Parkway and as situated within the Sun City Festival, Community Master Plan.

5A. Public hearing, discussion and possible motion

5B. Case No. PP04-90: Request by Steve Kunzweiler of Pulte Homes / Del Webb for the approval of a Preliminary Plat identified as Parcel A1 and as located generally from but not fronting onto the northwest corner of the intersection of 263rd Avenue and Sun Valley Parkway and as situated within the Sun City Festival, Community Master Plan. This Preliminary Plat will provide for 51 units on 48.46 gross acres.

5B. Public hearing, discussion and possible motion

5C. Case No. SP03-427: Request by Tom Richards on behalf of Los Dos L.L.C. for the approval of a Site Plan on a 0.542 Acre site located at the southwest corner of the intersection of Narramore Avenue and MC 85 and contain a proposed movie gallery building along with another building with two office / retail suites.

5C. Public hearing, discussion and possible motion

5D. Case No. CMP03-394: Request by Steve Hohulin of RBF Consulting on behalf of Trillium L.L.C. for the approval of a Community Master Plan known as Trillium, situated on 3,042 acres in a portion of Sections 7, 8, and 17 and all of Section 18, Township 3 North, Range 4 West; and the east half of Section 12 and all of Sections 13 and 24, Township 3 North, Range 5 West of the Gila and Salt River Base and Meridian, or generally located west of Sun Valley Parkway between the road alignments of Greenway Road and Peoria Avenue.

5D. Public hearing, discussion and possible motion

5E. Case No. SP04-173: Request by Gary King of KDA Architecture on behalf of Powers-Leavitt Insurance Agency, Inc. for the approval of a Site Plan for a proposed 0.56 acre combined lot area, 2 story office building, located at the southwest corner of the intersection of Monroe Avenue and 2nd Street.

5E. Public hearing, discussion and possible motion

5F. Case No. RZ04-190: Request by Walker / Long Holding, Inc. on behalf of Bill and Pamela Raney for the Rezoning of approximately 40 acres from the RR, Rural Residential Land Use District to the CC, Commercial Center Land Use District (2.0 Acres), the MR, Mixed Residential Land Use District (6.3 Acres) and the PR, Planned Residential Land Use District (30.7 Acres) as generally located southeast from the intersection of Miller Road and Belloat Road.

5F. Public hearing, discussion and possible motion

5G. Case No. GPA(m)04-191: Request by Walker / Long Holding, Inc. on behalf of Bill and Pamela Raney for the minor General Plan Amendment of 8.3 combined acres of the RR, Rural Residential Land Use District to 6.3 acres of the MR, Mixed Residential Land Use District and 2.0 acres of the CC, Commercial Center Land Use District, as generally located southeast from the intersection of Miller Road and Belloat Road.

5G. Discussion only

6. COMMENTS FROM THE PUBLIC

Members of the audience may comment on non-agenda items.

6. None – State Open Meeting Law does not permit the Board to discuss items not specifically on the agenda.

7. REPORTS FROM STAFF

7. None

8. REPORTS FROM DEVELOPMENT BOARD

8. None

9. ADJOURNMENT

9. Motion to Adjourn